

**DECEMBER 10, 2015 UNIFIED GOVERNMENT BOARD OF
COMMISSIONERS MEETING
ORDER OF BUSINESS
MEETING TO CONVENE AT 7:00 PM**

- I. CALL TO ORDER**
- II. ROLL CALL**
- III. INVOCATION GIVEN BY GEORGE KEMPER, EBENEZER MINISTRIES**
- IV. PLEDGE OF ALLEGIANCE**
- V. REVISIONS TO THE DECEMBER 10, 2015 AGENDA**
- VI. CLERK'S STATEMENT**
(Anyone wishing to speak about a particular item on the Consent Agenda must notify the Mayor when he asks if there are any "set-asides" on the Consent Agenda. Your item will then be discussed and voted on separately. All remaining items on the Consent Agenda are viewed as a single group and voted on with one vote.)
- VII. PLANNING AND ZONING CONSENT AGENDA**
- VIII. PLANNING AND ZONING NON-CONSENT AGENDA**
- IX. MAYOR'S AGENDA**
- X. NON-PLANNING CONSENT AGENDA**
- XI. PUBLIC HEARING AGENDA**
- XII. ADMINISTRATOR'S AGENDA**
- XIII. STANDING COMMITTEES' AGENDA**
- XIV. COMMISSIONERS' AGENDA**
- XV. LAND BANK BOARD OF TRUSTEES' CONSENT AGENDA**
- XVI. PUBLIC ANNOUNCEMENTS**
- XVII. ADJOURN**

SERGEANT-AT-ARMS: CAPTAIN KENT ANDERSON

VII. PLANNING AND ZONING CONSENT AGENDA

A. CHANGE OF ZONE APPLICATIONS

Item No. 1 - #3095 - JOE HERRING FOR HERRING SURVEY, INC.

Synopsis:

Change of zone from A-G Agriculture District to R-1 Single Family District to subdivide the property at 11011 Leavenworth Road, submitted by Robin H. Richardson, Director of Planning, 573-5774 **(RECOMMENDED FOR APPROVAL)**

Tracking #: 15216

Item No. 2 - #3099 - HAROLD PHELPS WITH PHELPS ENGINEERING

Synopsis:

Change of zone from R-1 Single Family District to A-G Agriculture District for an agriculture use at 7251 Locust Avenue, submitted by Robin H. Richardson, Director of Planning, 573-5774 **(RECOMMENDED FOR APPROVAL)**

Tracking #: 15218

Item No. 3 - #3100 – DAVID AND PATRICIA JOHNSON WITH PSB INVESTMENTS

Synopsis:

Change of Zone from R-1 Single Family District to CP-O Planned Nonretail Business District for a new doctor's office with parking and expansion for existing doctor's office at 1205 North 90th Street, submitted by Robin H. Richardson, Director of Planning, 573-5774 **(RECOMMENDED FOR APPROVAL)**

Tracking #: 15219

B. SPECIAL USE PERMIT APPLICATIONS

Item No. 1 - #SP-2015-63 – RICHARD AND MARY LESLIE

Synopsis:

Renewal of a special use permit (#SP-2013-47) for a kennel for four dogs at 334 North Thorpe Street, submitted by Robin H. Richardson, Director of Planning, 573-5774 **(RECOMMENDED FOR APPROVAL FOR FIVE YEARS)**

Tracking #: 15209

Item No. 2 - #SP-2015-64 – RONALD E. ISOM

Synopsis:

Special use permit for a storage container at 3002 Delavan Avenue, submitted by Robin H. Richardson, Director of Planning, 573-5774 **(RECOMMENDED FOR APPROVAL FOR EIGHTEEN MONTHS)**

Tracking #: 15220

Item No. 3 - #SP-2015-65 – REID ROBERTS

Synopsis:

Renewal of a special use permit for live entertainment in conjunction with event center at 3150 North 91st Street, submitted by Robin H. Richardson, Director of Planning, 573-5774
(RECOMMENDED FOR APPROVAL FOR FIVE YEARS)

Tracking #: 15210

Item No. 4 - #SP-2015-66 – JESUS M. RODRIGUEZ

Synopsis:

Special Use Permit for the Temporary Use of Land to keep lawn care equipment for their business at 1701 South 40th Street, submitted by Robin H. Richardson, Director of Planning, 573-5774 **(RECOMMENDED FOR APPROVAL FOR TWO YEARS)**

Tracking #: 15221

Item No. 5 - #SP-2015-67 – DIEGO TOTO WITH XM AUTOMOTIVE

Synopsis:

Special use permit for a mechanic/heavy repair shop at 4439 Shawnee Drive, submitted by Robin H. Richardson, Director of Planning, 573-5774 **(RECOMMENDED FOR APPROVAL FOR TWO YEARS)**

Tracking #: 15222

Item No. 6 - #SP-2015-68 – JEFF PIERCE/L. G. EVERIST, INC.

Synopsis:

Renewal of a special use permit (#SP-2013-55) for a dirt fill at 8600 Gibbs Road, submitted by Robin H. Richardson, Director of Planning, 573-5774 **(RECOMMENDED FOR APPROVAL FOR FIVE YEARS)**

Tracking #: 15211

C. VACATION APPLICATION

Item No. 1 - #A-2015-11 – WIL ANDERSON WITH BHC RHODES

Synopsis:

Vacation of an alley at 1122 Southwest Boulevard, submitted by Robin H. Richardson, Director of Planning, 573-5774 **(RECOMMENDED FOR APPROVAL)**

Tracking #: 15225

D. PLAN REVIEW APPLICATION

Item No. 1 - #PR-2015-20 – KHALID BANDAY/KAM DESIGN & CONSTRUCTION, INC.

Synopsis:

Preliminary plan review for a C-store at 7552 State Avenue, submitted by Robin H. Richardson, Director of Planning, 573-5774 **(RECOMMENDED FOR APPROVAL)**

Tracking #: 15227

E. MASTER PLAN APPLICATION

Item No. 1 - #MP-2015-4 – DAVID AND PATRICIA JOHNSON WITH PSB INVESTMENTS

Synopsis:

ORDINANCE AMENDMENT: Certain amendments to Section 27-340, Section 27-593(a), Section 27-608(4), Section 27-612(8), Section 27-613(9), Section 27-614, Section 27-615, and Section 27-616, Planning and Development of Kansas City, Kansas Code of Ordinances, generally concerning the definition of farmers' markets and special use permit requirements for zoning districts AG, C-1, C-D, C-2, C-3, M-1, M-2, M-3, and TND, submitted by Robin H. Richardson, Director of Planning, 573-5774 **(RECOMMENDED FOR APPROVAL)**

Tracking #: 15219

F. MISCELLANEOUS - ORDINANCE AMENDMENTS

Item No. 1 - ORDINANCE AMENDMENT: FARMERS' MARKETS

Synopsis:

Certain amendments to Section 27-340, Section 27-593(a), Section 27-608(4), Section 27-612(8), Section 27-613(9), Section 27-614, Section 27-615, and Section 27-616, Planning and Development of Kansas City, Kansas Code of Ordinances, generally concerning the definition of farmers' markets and special use permit requirements for zoning districts AG, C-1, C-D, C-2, C-3, M-1, M-2, M-3, and TND, submitted by Robin H. Richardson, Director of Planning, 573-5774 **(RECOMMENDED FOR APPROVAL)**

Tracking #: 15228

Item No. 2 - ORDINANCE AMENDMENT: FOOD TRUCKS

Synopsis:

A new provision to Section 27- 612 Planning and Development of Kansas City, Kansas Code of Ordinances, to amend where food trucks and mobile food vendors may operate without a Special Use Permit submitted by Robin H. Richardson, Director of Planning, 573-5774 **(RECOMMENDED FOR APPROVAL)**

Tracking #: 15229

G. MISCELLANEOUS - PLANNING AND ZONING ORDINANCES (items previously approved)

Item No. 1 - ORDINANCE: FARMERS' MARKETS

Synopsis:

An ordinance amending the permitting process for farmers' markets; amending Sections 27-340, 27-593, 27-608, and 27-611 through 27-616 to Chapter 27, Article VIII, of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

Tracking #: 15228

Item No. 2 - ORDINANCE: FOOD TRUCKS

Synopsis:

An ordinance amending the permitting process for food trucks and mobile food vending; amending Sections 27-340 and 27-612 through 27-614 to Chapter 27, Article VIII, of the 2008 Code of Ordinances and Resolutions of the Unified Government of Wyandotte County/Kansas City, Kansas.

Tracking #: 15229

VIII. PLANNING AND ZONING NON-CONSENT AGENDA

A. SPECIAL USE PERMIT APPLICATION

Item No. 1 - #SP-2015-69 – THE HEALTHCARE RESORT OF KANSAS CITY

Synopsis:

Special use permit for a liquor license in conjunction with assisted living and skilled nursing facility at 8900 Parallel Parkway, submitted by Robin H. Richardson, Director of Planning, 573-5774 **(RECOMMENDED FOR APPROVAL FOR TWO YEARS – 5/1 VOTE)**

Tracking #: 15223

Item No. 2 - UPDATE: K-32 CORRIDOR PLAN, ROSEDALE MASTER PLAN AND REWRITE OF SIGN CODE

Synopsis:

Update on K-32 Corridor Plan, Rosedale Master Plan and Rewrite of Sign Code by Robin H. Richardson, AICP, Director of Planning.

Tracking #: 15290

IX. MAYOR'S AGENDA

X. NON-PLANNING CONSENT AGENDA

(Anyone wishing to speak about a particular item on the Consent Agenda must notify the Mayor when he asks if there are any “set-asides” on the Consent Agenda. Your item will then be discussed and voted on separately. All remaining items on the Consent Agenda are viewed as a single group and voted on with one vote.)

Item No. 1 - ORDINANCES: ADDITIONAL IRBS FOR PQ CORPORATION

Synopsis:

Two ordinances authorizing the issuance of additional taxable industrial revenue bonds for the PQ Corporation project located at 1700 Kansas Avenue, submitted by George Brajkovic, Economic Development Director.

- Industrial Revenue Bonds, Series 2015A - \$14M
- Industrial Revenue Bonds, Series 2015B - \$13.5M

On December 5, 2013, the Commission unanimously adopted a master resolution of intent (R-127-13) to issue \$219M in IRBs and a 75% tax abatement for PQ Corporation's multiphase expansion.

Tracking #: 15278

Item No. 2 - RESOLUTION: DONATION AGREEMENT FOR SOUTH PATROL SITE

Synopsis:

A resolution approving a donation agreement between the Unified Government and Argentine Retail Developers, Inc. for a site to be used for the South Patrol facility, submitted by Mike Tobin, Interim Public Works Director. The 8.99 acres is in the vicinity of the northeast corner of Metropolitan Avenue and S. 24th St.

Tracking #: 15276

Item No. 3 - POLICY CHANGES: TRANSIT AND FEES

Synopsis:

Recommending various changes to the transit policy and fee schedule, submitted by Justus Welker, Director of Transportation.

*On November 30, 2015, the **Public Works and Safety Standing Committee**, chaired by Commissioner Bynum, voted unanimously to approve and forward to full commission.*

Tracking #: 15265

Item No. 4 - RESOLUTION: GRANT APPLICATION AND ACCEPTANCE POLICY

Synopsis:

A resolution adopting a Grant Application and Acceptance Policy dated December 10, 2015, submitted by Ken Moore, Chief Legal Counsel.

On November 30, 2015, the Administration and Human Services Standing Committee, chaired by Commissioner Markley, voted unanimously to approve and forward to full commission.

Tracking #: 15172

Item No. 5 - COMMUNICATION: AMEND COMMISSION MEETING SCHEDULE

Synopsis:

Amend the regular schedule of Unified Government Commission meeting dates to reflect the following changes for Planning & Zoning Full Commission meetings, submitted by Carol Godsil, Deputy UG Clerk:

December 12, 2016 move to January 5, 2017

February 23, 2017 move to March 2, 2017

Tracking #: 15295

Item No. 6 - REAPPOINTMENTS/APPOINTMENT: BOARDS AND COMMISSIONS

Synopsis:

Reappointments/Appointment to Boards and Commissions:

Reappointment of Dennis McWilliams to Golf Advisory Board, 12/10/15 to 5/30/19, submitted by Commissioner Johnson

Reappointment of George Gates to Self-Supported Municipal Improvement District Advisory Board, 12/10/15 to 5/30/19, submitted by Commissioner Johnson

Reappointment of Anne McDonald to Housing Authority Board, 12/10/15 to 5/30/19, submitted by Commissioner McKiernan

Appointment of Jeffery M. Sachen to Wyandotte County Park Board, 12/10/15 to 5/30/17, submitted by Commissioner Walker

Tracking #: 15277

Item No. 7 - MINUTES

Synopsis: Minutes from regular sessions of October 29 and November 12, 2015; and special sessions of November 12 and 19, 2015.

Tracking #: MINUTES

Item No. 8 - WEEKLY BUSINESS MATERIAL

Synopsis:

Weekly business material dated November 19, 25 and December 3, 2015.

Tracking #: WEEKLY BUSINESS MATERIAL

XI. PUBLIC HEARING AGENDA

XII. ADMINISTRATOR'S AGENDA

Item No. 1 - ORDINANCE: BOARD OF PUBLIC UTILITY REVENUE BONDS

Synopsis:

An ordinance authorizing the issuance of Utility System Improvement Revenue Bonds, Series 2016-A, subject to six parameters, submitted by Lew Levin, Chief Financial Officer.

On December 19, 2013, the Commission unanimously adopted Resolution No. R-128-13, authorizing the utility system improvement bonds.

Tracking #: 15281

Item No. 2 - RESOLUTION: PUBLIC BUILDING COMMISSION BONDS FOR BPU BUILDING

Synopsis:

A resolution requesting the Public Building Commission to issue revenue bonds to acquire the office building located at 540 Minnesota Avenue for continued use as an office building for the Board of Public Utilities, submitted by Lew Levin, Chief Financial Officer.

Tracking #: 15283

Item No. 3 - RESOLUTION: CRICKET WIRELESS AMPHITHEATER FINANCING

Synopsis:

A resolution authorizing a base lease with the Public Building Commission whereby the UG will lease from the PBC certain public facilities and buildings for use by the UG, submitted by Debbie Jonscher, Deputy Finance Director.

Tracking #: 15280

Item No. 4 - RESOLUTION: ACQUISITION OF REAL ESTATE FOR THE UG'S MEDICAL CLINIC

Synopsis:

A resolution authorizing the acquisition of 800 and 810 Ann Avenue and the construction and furnishing of a building located at such sites for the purpose of establishing a medical clinic to serve employees of the UG, submitted by Debbie Jonscher, Deputy Finance Director.

Tracking #: 15282

Item No. 5 - RESOLUTION: APPOINTMENT OF INTERIM COUNTY APPRAISER

Synopsis:

Appointment of Katherine Briney as Interim County Appraiser effective December 17, 2015, submitted by Joe Connor, Assistant County Administrator.

Tracking #: 15292

Item No. 6 - RESOLUTION: MOU WITH FOP 4

Synopsis:

A resolution authorizing the County Administrator to execute a Memorandum of Understanding (MOU) between the Unified Government and the Fraternal Order of Police (FOP) 4, submitted by Joe Connor, Assistant County Administrator.

Tracking #: 15294

Item No. 7 - RESOLUTION: MOU WITH PLUMBERS LOCAL UNION NO. 8

Synopsis:

A resolution authorizing the execution of a Memorandum of Understanding between the Unified Government and Plumbers Local Union No. 8, submitted by Joe Connor, Assistant County Administrator.

Tracking #: 15293

- XIII. STANDING COMMITTEES' AGENDA**
- XIV. COMMISSIONERS' AGENDA**
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